

Non-Residential Design Review Committee Meeting Minutes June 14, 2013

The Bethany Beach Non-Residential Design Review Committee (NRDRC) held a meeting on Friday, June 14, 2013 in the Town Council Meeting Room.

Members present: Lew Killmer, who presided, Jim Weisgerber, John Hendrickson, Faith Denault and Susan Frederick.

Also present: Ms. Jen Vernon of Haven Blu, Mr. A.J Antonini of The Boardroom, Ms. Marina Barovok of *Beach Break Art*, Ms. Cynthia Hill of Annabelle's Accessories and Mr. John Hendrickson, architect for the Christian Church Capital Area.

Call to Order

Mr. Killmer called the meeting to order at 2:00 p.m.

Approval of the Agenda

Mr. Killmer stated a change would be made to the order of the agenda. Mrs. Denault made a motion to approve the agenda as amended; the motion was seconded by Mr. Hendrickson and was unanimously approved by the committee.

New Business

The purpose of the meeting is to discuss and vote on an application submitted by Marina Barovok, tenant of 123 Garfield Parkway, Units 4 and 5, "Beach Break Art", for new window and door signs at a new business for property located at Lots 19-23, Block 105, in the C-1 Commercial Zoning District, Bethany Beach, DE.

Mr. Killmer explained Ms. Barovok presented the committee with a proposed project at the June's meeting. Everything was approved except for the window and door signs, because they were too large.

Her son stated the vinyl self-adhesive signs on all four windows and the door will be placed on the outside of the glass.

Mr. Killmer questioned if the proposed signs were transparent.

Her son replied that the proposed signs will be transparent.

Mrs. Frederick added the lettering of the signage is not transparent.

Mr. Hendrickson suggested that the signs be placed on the inside of the windows and door so that they will not be tampered with.

The signs met all of the requirements as outlined in the Design Review Guidelines as well as the Town's Sign Ordinance. After reviewing the proposed application, Mr. Hendrickson made a motion to approve the application as submitted. The motion was

seconded by Mrs. Denault and was unanimously approved by the NRDRC.

The purpose of the meeting is to discuss and vote on an application submitted by Jen Vernon, tenant of 123 Garfield Parkway, Unit 8 "Haven Blu", for a new wall sign constructed of aluminum with raised PVC letters at a new business for property located at Lots 19-23, Block 105, in the C-1 Commercial Zoning District, Bethany Beach, DE.

The new business, Haven Blu, will be located in Lighthouse Station next to Yuppy Puppy.

Mr. Killmer asked what kind of business was Haven Blu .

Ms. Vernon answered that the store would consist of women's clothing and apparel.

Mr. Hendrickson questioned if the proposed sign was illuminated.

Mr. Vernon replied that the proposed sign would not be illuminated.

The wall sign met all of the requirements as outlined in the Design Review Guidelines as well as the Town's Sign Code. After reviewing the proposed application, Mrs. Denault made a motion to approve the wall sign as submitted. The motion was seconded by Mr. Weisgerber and was unanimously approved by the NRDRC.

The purpose of the meeting is to discuss and vote on an application submitted by A.J. Antonini, tenant of 786 Garfield Parkway, "The Boardroom", for a new lighted box wall sign at a new business for property located at Lot 2, Block 144, in the C-2 Commercial Zoning District, Bethany Beach, DE.

Mr. Antonini made two minor changes to the proposed signage that was presented to the committee members. The font for the word "The" was changed to be the same as the word "Boardroom" and the background color was change to brown.

The lighted box wall sign met all of the requirements as outlined in the Design Review Guidelines as well as the Town's Sign Code. After reviewing the proposed application, Mr. Weisgerber made a motion to approve the application along with the changes to the graphics and the lettering on the sign. The motion was seconded by Mrs. Denualt and was unanimously approved by the NRDRC.

The purpose of the meeting is to discuss and vote on an application submitted by Cynthia Hill/Delmarva Wholesale, tenant of 98 Garfield Parkway, Unit 109 "Annabelle's Accessories", for a hanging sign for a new business for property located at Lots 7-12, Block 106, in the C-1 Commercial Zoning District, Bethany Beach, DE.

Mr. Tim Hill provided the committee members with a picture of the proposed signage.

The proposed sign met all of the requirements as outlined in the Design Review Guidelines as well as the Town's Sign Code. After reviewing the proposed application, Mr. Hendrickson made a motion to approve the application as submitted along with the

changes to the graphics and the lettering on the sign. The motion was seconded by Mr. Weisgerber and was unanimously approved by the NRDRRC.

The purpose of the meeting is to discuss and vote on an application submitted by John Hendrickson, Architect for the Christian Church Capital Area located at 211 N. Pennsylvania Avenue, for revisions to the approved exterior design of the proposed new building for property located at Lot 103, Block 15A, in the R-1 Residential Zoning District, Bethany Beach, DE.

Mr. Hendrickson presented that the material of the existing roof would be changed to a metal roof and several of the dormers would be omitted to accommodate potential solar panels. There will be a potential for solar panels both on the south wing on the east side and west wing on the south side.

Mr. Killmer pointed out the dormers would be an obstruction and provide shadows on the solar panels.

Mr. Hendrickson added that the dormers were not functional. They were only cosmetic.

The proposed revisions met all of the requirements as outlined in the Design Review Guidelines as well as the Town's Sign Code. After reviewing the proposed application, Mrs. Denault made a motion to approve the current submission along with the proposed changes. The motion was seconded by Mr. Weisgerber and was unanimously approved by the NRDRRC.

Mr. Hendrickson recused himself from the voting, due to being the Architect for this project.

Approval of Minutes from May 10, 2013 Meeting

Mrs. Frederick made a motion to approve the minutes dated May 10, 2013. The motion was seconded by Mr. Weisgerber and was unanimously approved.

Approval of Minutes from May 24, 2013 Meeting

Mrs. Denault made a motion to approve the minutes dated May 24, 2013. The motion was seconded by Mrs. Frederick and was unanimously approved.

Adjourn

The meeting was adjourned at 2:35 p.m.

Respectfully Submitted,

Seville Pettit
Administrative Secretary